

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE

LEASE AMENDMENT

Lease Amendment

No.9

DATE (signed by GSA)

3/18/2013

TO LEASE NO.

GS- 07B-16944

ADDRESS OF PREMISES: Empire Central Building
7701 N Stemmons Freeway
Dallas, TX 75247-4232

THIS AGREEMENT made and entered into this date by and between: **Elman Stemmons Associates, LP**
whose address is: 100 N Centre Avenue, Suite 502
Rockville Centre, NY 11570-6303

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereafter called the Government:
WHEREAS, the parties hereto desire to amend the above Lease.

NOW THEREFORE, these parties for the consideration hereinafter mentioned covenant and agree that the said Lease is amended, effective upon signing of both parties, as follows:

The purpose of the Lease Amendment is to list the change orders required for the [REDACTED] renovation project on the 6th floor. The credit owed by Lessor shall be deducted from the total renovation costs shown in Lease Amendment No. 7 of \$556,928.44 dated September 6, 2012. Change orders are listed below:

1. (09/14/12) Carpet selection changed to "quick ship" [REDACTED]
2. (10/11/12) Replace existing window blinds [REDACTED]
3. (11/29/12) Cable runs (revised on 2/25/13) [REDACTED]
4. (01/18/13) Voice & Data, additional sound insulation [REDACTED]
5. (01/29/13) Add'l electrical & drops, blinds in break room & conference room [REDACTED]
6. (02/08/13) Name plate holders for office doors [REDACTED]
7. (02/21/13) Replace damaged tiles in IT space [REDACTED]
8. (03/12/13) Locksmith services outside SOW [REDACTED]

Total cost of additions: \$20,741.37
Credit due: \$30,247.36
Balance Credit owed: \$ 9,505.99

The total credit owed of \$9,505.99 will be reflected in the electronic invoice submitted for payment. The revised amount for renovation in Lease Amendment No. 7 is reduced to \$547,422.45. Lessor shall submit electronic invoice that includes the Lessor's name and lease number cited exactly how it is stated on the lease contract. The invoice should include the PDN number PS0023787. Lessor should submit invoices electronically on the GSA Finance Website at www.finance.gsa.gov (instructions for submitting invoices are found on the website).

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR: [REDACTED] Associates, LP

BY _____

V.P. E

s G.P., Inc

Witnessed in the Presence of:

[REDACTED]
(Printed Name) Valerie J. Ross
100 N Centre Avenue, Suite 502
Rockville Centre, NY 11570-6303

UNITED STATES OF AMERICA

BY _____

Jeff Seria, Contracting Officer
General Services Administration
1100 Commerce Street, Room 720
Dallas, TX 75242-1043

(Official Title)

Lease Amendment (07/2012)